Arizona Corporation Commission - RECEIVED: 12/5/2025
Arizona Corporation Commission - FILED: 12/3/2025

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2026 ANNUAL REPORT

ENTITY INFORMATION

ENTITY NAME: WALDEN RANCH HOMEOWNERS ASSOCIATIONS
ENTITY ID: 21518801
ENTITY TYPE: Domestic Nonprofit Corporation
CHARACTER OF BUSINESS: Other - HOMEOWNERS ASSOCIATIONS
AUTHORIZED SHARES:
ISSUED SHARES:

STATUTORY AGENT INFORMATION

STATUTORY AGENT NAME: AAM LLC
PHYSICAL ADDRESS: 1600 W Broadway Rd, 200, TEMPE, AZ 85282
MAILING ADDRESS:

KNOWN PLACE OF BUSINESS

Att: AAM, LLC., 1600 W Broadway Rd, STE 200, TEMPE, AZ 85282

PRINCIPAL OFFICE ADDRESS

PRINCIPAL INFORMATION

Director: KAREN MERCADANTE - AAM, LLC., 1600 W Broadway Rd, STE 200, TEMPE, AZ, 85282, USA - - Date of Taking Office:

President: STEVEN SNIDER - AAM, LLC., 1600 W Broadway Rd, STE 200, TEMPE, AZ, 85282, USA - - Date of Taking Office:

Secretary: DEANNE TETZLAFF - AAM, LLC., 1600 W Broadway Rd, STE 200, TEMPE, AZ, 85282, USA - - Date of Taking Office:

Treasurer: DENA GRAHAM - 1600 W Broadway Rd, STE 200, TEMPE, AZ, 85282, USA - - Date of Taking Office:

Vice-President: RONALD JAMES - 1600 W Broadway Rd, STE 200, TEMPE, AZ, 85282, USA - - Date of Taking Office:

SIGNATURE

President: STEVEN SNIDER - 12/03/2025

HB 2084 – ASSOCIATION DISCLOSURE

1. Legal/Corporate Name of Association:

   Walden Ranch Association

2. Address of Association:

   Larry Caldwell Dr & Summer View Dr, Prescott, AZ 86301

3. Name of Designated Agent or Management Company:

   Amanda Shaw c/o AAM, LLC

4. Association or management company's phone number:

   602-957-9191

5. Email Address:

   StatutoryAgent@AssociatedAsset.com

6. Website (if any):

   www.associatedasset.com

7. Fax Number (if any)

   602-957-8802